

GOVERNMENT OF THE DISTRICT OF COLUMBIA  
BOARD OF ZONING ADJUSTMENT



Application No. 14346, of Yves Fedrigault, et al., as amended, pursuant to Sub-section 8207.2 and Paragraph 8207.11 of the Zoning Regulations, for a special exception under Sub-section 7205.4 allowing required parking spaces to be located on a lot other than the lot on which the principal structure is located and for variances from the prohibition against allowing the aisle width to measure less than twenty feet in width (Sub-section 7206.5) and allowing required landscaping area to be less than five percent of the total area devoted to parking (Paragraph 7206.91) for a proposed alteration of premises 810 Potomac Avenue, S.E., (Square 930, Lot 71) in a C-M-1 District with the proposed accessory parking lot in Square 930, Lots 10, 800 and 801).

HEARING DATE: October 16, 1985

DECISION DATE: November 6, 1985

DISPOSITION: The Board GRANTED the application subject to one condition by a vote of 4-0 (Lindsley Williams, William F. McIntosh, Charles R. Norris, and Carrie L. Thornhill to grant; Douglas J. Patton not present, not voting).

FINAL DATE OF ORDER: December 20, 1985

ORDER

The Board granted the subject application by Order dated December 20, 1985, subject to the condition that the parking spaces designated as Nos. 1, 2 and 3 on the parking layout marked as Exhibit No. 30 of the record shall be reserved for visitors.

By letter dated March 11, 1986, the applicant filed a timely request for a modification of the plan marked as Exhibit No. 30 of the record. Exhibit No. 30 indicates the construction of a six foot wrought iron fence around the perimeter of the lot. The applicant proposes to substitute a chain link fence for the wrought iron fence shown on the approved plans due to financial constraints. The construction of the fence will not alter the relief granted by the Board.

Upon consideration of the applicant's request and its final order, the Board concludes that the proposed modification is minor in nature. The material facts relied upon by the Board unaffected by the proposed modification. No additional relief is required.

It is therefore ORDERED that the modification of plans is APPROVED and that the plan marked as Exhibit No. 35A of the record is hereby substituted for the previously approved plans marked as Exhibit No. 30. In all other respects, the order of the Board dated December 20, 1985 shall remain in full force and effect.

DECISION DATE: March 12, 1986

VOTE: 3-0 (William F. McIntosh, Charles R. Norris and Carrie L. Thornhill to approve modification; Lindsley Williams not present, not voting; Douglas J. Patton not voting, not having heard the case).

BY ORDER OF THE D.C. BOARD OF ZONING ADJUSTMENT

ATTESTED BY: Cecil B. Tucker by Bjm  
CECIL B. TUCKER  
Acting Executive Director

FINAL DATE OF ORDER: 20 MAR 1986

UNDER SUB-SECTION 8204.3 OF THE ZONING REGULATIONS, "NO DECISION OR ORDER OF THE BOARD SHALL TAKE EFFECT UNTIL TEN DAYS AFTER HAVING BECOME FINAL PURSUANT TO THE SUPPLEMENTAL RULES OF PRACTICE AND PROCEDURE BEFORE THE BOARD OF ZONING ADJUSTMENT."

THIS ORDER OF THE BOARD IS VALID FOR A PERIOD OF SIX MONTHS AFTER THE EFFECTIVE DATE OF THIS ORDER, UNLESS WITHIN SUCH PERIOD AN APPLICATION FOR A BUILDING PERMIT OR CERTIFICATE OF OCCUPANCY IS FILED WITH THE DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS.

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